Prepared from information provided by the parties hereto without the benefit of title insurance or counsel or advice as to legal consequences or tax related matters. No title examination or settlement has been performed and Attorney Douglas L. Waterman shall not be responsible for any matter that could have been resolved by a title examination or legal and/or tax related counsel. Preparer is not the person closing this transfer, and parties agree that preparer shall not be responsible for reporting this transfer pursuant to the Internal Revenue Code or other applicable law or regulation.

ADDRESS NEW OWNER:	Fred A. and Linda L. Berry 1002 Campbell Drive Mt. Juliet, TN 37122
SEND TAX BILLS TO:	SAME
MAP & PARCEL ID:	07505008900

Karen Johnson Davidson County
Batch# 223866 DEEDQC
04/30/2019 01:52:18 PM 2 pgs
Fees: $12.00 Taxes: $0.00



20190430-0039948

Prepared by: Douglas L. Waterman, Attorney at Law, PLLC
Dba Waterman Law Firm
4731 Trousdale Drive, Suite 13
Nashville, Tennessee 37220

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,

THIS DEED, Made this 22nd day of March, 2019 by Fred A. Berry, "Grantor", do hereby bargain, sell, release, remise, quitclaim and convey unto 221 BONNAVUE Property Trust u/a dated March 22, 2019 (the "Trust"), Angela Berry Barham and Andrea Berry Cooley, Co-Trustee(s), here as "Grantee", all rights, title and interest in and to the following described real estate in Davidson County, State of Tennessee, described as follows, to-wit;

Land in Davidson County, Tennessee, being Lot No. 957 on the plan of Hermitage Hills, Section 8, of record in Plat Book 3600, Page 24, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Saran Rouse, an unmarried woman, by Deed from Cartus Relocation Corporation, f/k/a Cendant Mobility Relocation Company, a Delaware Corporation, of record in Instrument No. 20090311-00220270, in the Register's Office for Davidson County, Tennessee. The said Saran is now known as Saran S. Broughton.

Being the same property conveyed to Helen B. Berry, a widow, by Warranty Deed from Saran S. Broughton, f/k/a Saran Rouse, and husband James L. Broughton, III, of records in Instrument 20150929-0098620, in the Register's Office for Davidson County,Tennessee.

Being an improved property known as 221 Bonnavue Drive, Hermitage, TN 37076

Together with the hereditaments and appurtenances thereto appertaining, hereby releasing all claim to homestead and dower therein.

When necessary for proper construction, the singular shall include the plural and the plural the singular, and the reference to any gender shall include reference to the appropriate gender.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 22nd day of March, 2019.

Fred A. Berry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Fred A. Berry,** with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence and who acknowledged that s/he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 22nd day of March, 2019.

Notary Public

My Commission Expires:

DIANE T. WATERMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $10.00.

Affiant

Subscribed and sworn to before me this 22nd day of March, 2019.

Notary Public

DIANE T. WATERMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021